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STRATEGIC PLANNING PROGRAM

BIBLIOGRAPHY OF REPORTS

May, 1988

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Executive Office of Communities and Development
Amy S. Anthony, Secretary

OFFICE OF LOCAL AND REGIONAL PLANNING

883/242

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HOUSING

- 51 AMHERST
Housing Policy For Amherst
Author: Connie Kruger, Planner
Amherst, MA
September 1, 1986

Comprehensive examination of housing policy options for Amherst.
- 54 AMHERST
Guidelines on Mixed Income Housing Production
Author: Connie Kruger, Planner
Amherst, MA
September 1, 1986

Data collection techniques for the production of Mixed-income housing.
- 55 AMHERST
Newsletters on Housing for Amherst
Author: Connie Kruger, Planner
Amherst, MA
September 1, 1986

Public informational brochures on local housing needs and policy options.
- 2 ARLINGTON
Report on the Strategic Planning Grant To Create
Affordable Housing Initiatives
Author: Rolf Goetze, Ph.D
February 1, 1988

Housing Needs Assessment and Affordable Housing Strategies with emphasis
on fostering home ownership through creation of condo-units within
existing two-family homes and establishment of a downpayment assistance
program.
- 6 ARLINGTON
Report on the Arlington Strategic Planning Grant:
To Create Affordable Housing Initiatives
Author: Rolf Goetze, Ph.D
February 1, 1988

Report is a comprehensive examination of local housing needs, and proposed
affordable housing strategies as applied to Arlington. Specific mention
of local process for fostering affordable housing through options such as
condominium conversions, first-time homebuyers assistance, accessory
apartments, housing tenure alternatives, inclusionary zoning ordinance,
special 2-family conversion plan, etc. Also included is a discussion of
House Relocation efforts in Arlington.
- 64 BROOKLINE
Lodging Houses in Brookline: Opportunities and Strategies for Preservation
Author: Emily Achtenberg
November 1, 1986

Lodging House inventory, town policies and proposed strategies
and recommendations.
- 62 BROOKLINE
Affordable Housing Strategies: Preliminary Agenda for the Town of Brookline
Author: Emily Achtenberg
November 1, 1986

Identification of needs, options, and goals for affordable
housing initiatives in Brookline.

HOUSING

13 BURLINGTON

Housing Action Plan For Burlington
Author: Land Use, Inc.
February 15, 1988

Report is a follow-up action plan offering case examples for implementing recommended strategies for providing affordable housing in Burlington. Report attempts to prioritize these strategies and assess the potential for each to achieve affordable housing development in Burlington.

123 CHELSEA

A Report on Affordable Housing Challenges and Opportunities: Phase II - Housing Policies and Recommendations
Author: Community Opportunities Group and Rolf Goetze, Ph.D
March 15, 1988

Final report on affordable housing policies and strategies for Chelsea. Report discusses rent grievances and mediation procedures, condominium conversion options, real estate transfer tax options, inclusionary zoning option, support for first-time homebuyers/tenants downpayments, new housing tenure alternatives, roles and capacity building of local government agencies, etc.

70 DEERFIELD

Deerfield, Leverett, and Sunderland Reports
Author: Robert Yaro dba Center for Rural Mass. and Phillip Herr & Assoc.
September 1, 1986

References made to flexible development, including a draft of a major residential development article with density bonus for open space and affordable housing. Included is a discussion on Site Plan Review, Timing Controls, and Mixed Use overlays.

14 GROTON

Strategic Planning Final Report:
Town of Groton
Author: Connery Associates with Laurel E. Rafferty and Rolf Goetze, Ph.D
February 25, 1988

Report offers summary of housing needs and supply data, with a discussion of local trends affecting housing needs in Groton. Report offers statement of Groton's Affordable Housing Challenges and Opportunities. Report includes a detailed planning process. Chapter on strategic planning for Village Center in Groton, including mention of growth effects on local character, open space, residential and commercial development and zoning, comparison of impacts, transportation, etc. Report concludes with a comprehensive Affordable Housing Plan.

1 HANOVER

Hanover: Strategic Planning Program for Affordable Housing
Author: IEP, Inc.
December 15, 1988

Report is a comprehensive examination of affordable housing need and supply in Hanover. Included is a complete buildout scenario with a discussion on State Program applications to the housing needs of Hanover. Also mentioned are Local Housing Partnership Formulation, Cluster development options, Transfer Development Rights application to Hanover, Accessory Apartments and Conversions, Land Banking, and multiple draft bylaws.

HOUSING

- 81 HANSON Cluster Residential Development Potential
in Hanson and Hanover
Author: IEP, Inc.
February 15, 1987

Capacity Buildout Analysis on both communities.
- 5 HANSON Strategic Planning Grant Study: Affordable
Housing in Hanson
Author: IEP, Inc.
December 15, 1987

Report includes examination of residential development potential in Hanson supported through an extensive housing needs assessment and proposed affordable housing options for Hanson. Specific examination is given to State Program application to existing housing needs in Hanson, the development of Local Housing Partnership, Cluster Development potential, Transfer Development Rights application for Hanson, Accessory Apartments and Conversions, Land Banking options, etc. Also provided in the study are draft zoning bylaws on affordable housing, cluster, accessory dwelling units, elderly housing, subdivision phasing, etc. A detailed buildout scenario is also included.
- 84 HARWICH Obstacles to Affordable Housing Development in Harwich, Eastham, Brewster,
and Barnstable
Author: Thomas Kizis and
Herb Heidt dba MAPWORKS
February 15, 1987

Brochures and other public information materials discussing local obstacles and policies on affordable housing in the four communities.
- 15 LEE Growth Management Strategies for Towns
of Lee and Egremont
Author: Thomas Planning Services, Inc.
with Berkshire County Regional
Planning Commission
December 15, 1987

Report is a comprehensive final report on growth management alternatives for Lee and Egremont. Included is a discussion of development impacts on local families, selected growth management strategies, Seasonal Impacts, Site evaluations for Town Offices, Maple Street project, High Water Meadow etc. Also available are Site Evaluation Sheet and Site Evaluation Matrix. Included are draft zoning amendments and discussion on potential development of Impact Fees.
- 86 LEOMINSTER Growth Management Plan for Leominster
Author: LandUse, Inc.
July 1, 1987

Comprehensive examination of growth management options and policies for the City, including economic base analysis, housing needs assessment, and municipal services projections.
- 91 LEXINGTON Lexington's Experience in Producing Affordable Housing
Author: Roberta Leviton, Associates
May 15, 1987

Case study overview on inclusionary policy, school conversions, accessory apartments, Chapter 774, and the Lexington Housing Assistance Board (LexHA B).

HOUSING

- 9 NATICK
Monthly Reports On Affordable Housing Initiatives
In The MetroWest Region - (February, 1987)
Author: MetroWest Housing Task Force and
the Metropolitan Area Planning Council
February 28, 1987

Report is part of a series of monthly support materials for the MetroWest Housing Task Force meetings. Report discusses MetroWest housing effort for FY 1987. Included is a concise dictionary of housing terms, a Housing Needs Analysis proposal, an introduction to an Affordable Housing Kit, a Land Use concept Plan for a 47 acre site.
- 11 NATICK
Monthly Reports On Affordable Housing Initiatives
in the MetroWest Region - (April, 1987)
Author: MetroWest Housing Task Force and
the Metropolitan Area Planning Council
April 30, 1987

Report is part of a series of monthly support materials for the MetroWest Housing Task Force meetings. Report discusses MetroWest housing effort for FY 1987. Report discusses opportunities for Community Land Trusts, Boston Citywide Land Trust, and a proposal for a Framingham Community Land Trust.
- 8 NATICK
Monthly Reports On Affordable Housing Initiatives
In The MetroWest Region - (January, 1987)
Author: MetroWest Housing Task Force
and Metropolitan Area Planning Council
January 30, 1987

Report is part of a series of monthly support materials for the MetroWest Housing Task Force. Report discusses MetroWest housing effort for FY 1987. Report discusses Land Trusts in an Urban Setting, Housing Prices in the MetroWest region, MetroWest community housing statements, and a catalogue of housing programs and housing resources available from the Executive Office of Communities and Development.
- 12 NATICK
Monthly Reports On Affordable Housing Initiatives
in the MetroWest Region - (June, 1987)
Author: MetroWest Housing Task Force and
Metropolitan Area Planning Commission
June 30, 1987

Report is part of a series of monthly support materials for the MetroWest Housing Task Force meetings. Report discusses MetroWest housing effort for FY 1987. Report discusses proposed legislation to provide for more affordable housing in MetroWest; Discussion questions for evaluating the MetroWest housing Task Force's progress on housing in 1987; Proposed works shop topics for FY 1988; Copy of MetroWest Challenge Grant Application.
- 7 NATICK
Monthly Reports On Affordable Housing Initiatives
In The MetroWest Region (December - 1986)
Author: METROWEST Housing Task Force
and Metropolitan Area Planning Council
December 30, 1986

Report is part of a series of monthly support materials for the METROWEST Housing Task Force meetings. Report discusses MetroWest housing effort for FY 1987. Work program and budget included. Summary of MetroWest Strategic Planning Grant Application, Fair Housing Activities in MetroWest region, Summary of Approaches to Provide Affordable Housing, Homeownership Opportunity Program Guidelines for Communities and Developers.

HOUSING

- 10 NATICK
Monthly Reports On Affordable Housing Initiatives
in the MetroWest Region - (March, 1987)
Author: MetroWest Housing Task Force and
the Metropolitan Area Planning Council
March 30, 1987

Report is part of a series of monthly support materials for the MetroWest
Housing Task Force meetings. Report discusses MetroWest Housing effort for
FY 1987. Included in report is a discussion of Mass Housing Partnership's
Challenge Grant Program requirements for Innovative Housing Development.
Also discussed are proposed conference topics for affordable housing
development. An EOCD Consultant List is included.
- 95 NORTHAMPTON
Strategic Planning Workshop Materials -
Choice or Chance: Decisions Affecting
the Future of Northampton
Author: Lozano, White & Associates
with Fay, Spafford &
Thorndike, Inc.
March 1, 1987

Agendas and accompanying materials for workshop on Strategic Planning.
- 99 NORTHBOROUGH
Strategic Planning Program For Affordable Housing: Phase I
Author: IEP, Inc.
April 15, 1987

Includes housing supply and cost data for Northborough and an overview of
affordable housing techniques.
- 3 NORTHBOROUGH
Strategic Planning Grant Study: Affordable
Housing in Northborough
Author: IEP, Inc
December 15, 1987

Report is a comprehensive study of affordable housing mechanisms recom-
mended for use by the town of Northborough. Report gives an in-depth look
at housing stock, housing costs, population characteristics, and existing
affordability gap in Northborough. Phase II of the report offers strategy
options for affordable housing development including Incentive Zoning,
Rezoning, Accessory Apartments, Comprehensive Permits, Linkage, Taxation
options, Land Acquisition Strategies, Disposition of Public Lands,
Financing and Subsidies, Rental Assistance, etc. Phase III of the report
examines the policy formulations with goals and objectives recommended
for adoption. Also included in Phase V is an Action Plan with regulatory
options outlined and active citizen participation plan.
- 100 NORTON
Reports on Housing Opportunities in Norton,
Taunton and Mansfield
Author: Connery, Associates
with Rolf Goetze, Ph.D.
December 1, 1986

Individual reports discussing housing opportunities and needs in each
community.
- 102 ROWLEY
Affordable Housing Study
Author: Carol Thomas dba Thomas
Planning Services, Inc.
December 1, 1986

Includes inventory and analysis of vacant town-owned sites, proposes
development guidelines and funding mechanisms for affordable housing
development.

HOUSING

106 UXBRIDGE

Managing Residential Development:
Interim Dimensional Controls
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr & Assoc.
November 1, 1986

Examination of Residential development management in Uxbridge, Mendon, Millville, Northbridge, Sutton, Douglas, and Blackstone. Includes flexible development, density bonus for affordable housing, and critical resource district.

105 UXBRIDGE

Uxbridge et al. Strategic Planning Report
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr, & Assoc.
September 1, 1986

Examination of flexible development, major residential development article, with discussion on development timing, multi-family residential development guidelines, bonus incentives for open space, affordable housing, and agricultural protection. Option for critical resource protection reviewed.

107 WESTFORD

Housing Review Newsletters and
Working Papers on Affordable Housing
Author: Northern Middlesex Area
Planning Commission
May 1, 1987

Newsletters and policy papers discussing local options for the provision of affordable housing in Westford, Chelmsford, Dracut, and Tyngsborough. Specific references to inclusionary zoning, non-profit development entities, analysis of housing needs, discussion of State initiatives for affordable housing, Linkage, Impact Fees, etc.

AFFORDABLE HOUSING STRATEGIES/TECHNIQUES

- 53 AMHERST
Public Land Inventory: Review For Housing
Author: Connie Kruger, Planner
Amherst, MA
September 1, 1986

Computer Database inventory of public lands for affordable housing usage.
- 52 AMHERST
Cluster Development Bylaw with Incentives for Affordable
Housing Development
Author: Connie Kruger, Planner
Amherst, MA
March 1, 1986

Draft of Cluster Development Bylaw.
- 54 AMHERST
Guidelines on Mixed Income Housing Production
Author: Connie Kruger, Planner
Amherst, MA
September 1, 1986

Data collection techniques for the production of Mixed-income housing.
- 55 AMHERST
Newsletters on Housing for Amherst
Author: Connie Kruger, Planner
Amherst, MA
September 1, 1986

Public informational brochures on local housing needs and policy options.
- 2 ARLINGTON
Report on the Strategic Planning Grant To Create
Affordable Housing Initiatives
Author: Rolf Goetze, Ph.D
February 1, 1988

Housing Needs Assessment and Affordable Housing Strategies with emphasis
on fostering home ownership through creation of condo-units within
existing two-family homes and establishment of a downpayment assistance
program.
- 6 ARLINGTON
Report on the Arlington Strategic Planning Grant:
To Create Affordable Housing Initiatives
Author: Rolf Goetze, Ph.D
February 1, 1988

Report is a comprehensive examination of local housing needs, and proposed
affordable housing strategies as applied to Arlington. Specific mention
of local process for fostering affordable housing through options such as
condominium conversions, first-time homebuyers assistance, accessory
apartments, housing tenure alternatives, inclusionary zoning ordinance,
special 2-family conversion plan, etc. Also included is a discussion of
House Relocation efforts in Arlington.
- 60 BOSTON
Vacant Land Inventory - City of Boston
Author: Dept. of Public Facilities -
City of Boston
September 15, 1987

Identification of useable publicly and privately-owned parcels for the
provision of affordable housing.

AFFORDABLE HOUSING STRATEGIES/TECHNIQUES

- 62 BROOKLINE Affordable Housing Strategies: Preliminary Agenda for the Town of Brookline
Author: Emily Achtenberg
November 1, 1986

Identification of needs, options, and goals for affordable housing initiatives in Brookline.
- 64 BROOKLINE Lodging Houses in Brookline: Opportunities and Strategies for Preservation
Author: Emily Achtenberg
November 1, 1986

Lodging House inventory, town policies and proposed strategies and recommendations.
- 63 BROOKLINE Final Report on Affordable Housing in Brookline
Author: Emily Achtenberg
November 1, 1986

Final report on affordable housing initiatives in Brookline, including draft condo conversion control bylaw amendments, and future goals and objectives in Brookline.
- 61 BROOKLINE Matrix of Local Affordable Housing
Strategies and Techniques
Author: Emily Achtenberg
November 1, 1986

Comprehensive examination of strategies, techniques, and funding source options for affordable housing development.
- 13 BURLINGTON Housing Action Plan For Burlington
Author: Land Use, Inc.
February 15, 1988

Report is a follow-up action plan offering case examples for implementing recommended strategies for providing affordable housing in Burlington. Report attempts to prioritize these strategies and assess the potential for each to achieve affordable housing development in Burlington.
- 68 CAMBRIDGE Capital Formation Mechanisms - Technical Addenda
Author: Leggatt and McCall, Inc.
May 1, 1987

Addenda refers to the technical data and hypothetical options supporting the proposed funding mechanisms.
- 66 CAMBRIDGE Final Report to the Subcommittee on Linkage
Author: Leggatt and McCall, Inc.
May 1, 1987

Using Linkage Fees to expand and retain affordable housing in Cambridge.
- 67 CAMBRIDGE Cambridge Affordable Housing - Legislative and
Regulatory Capital Formation Mechanisms
Author: Leggatt and McCall, Inc.
May 1, 1987

Comprehensive examination of Federal, State, and Local capital formation options to assist the City of Cambridge in the provision of affordable housing.

AFFORDABLE HOUSING STRATEGIES/TECHNIQUES

- 65 CAMBRIDGE Linkage/Inclusionary Zoning Reference Data
Author: Leggatt and McCall, Inc.
May 1, 1987

Comprehensive data collection on Cambridge affordable housing needs.
- 69 CHELSEA Chelsea Affordable Housing Challenges and Opportunities
Author: Community Opportunities Group and Rolf Goetze, & Associates
May 1, 1987

Brief affordable housing objectives statement for Chelsea.
- 123 CHELSEA A Report on Affordable Housing Challenges and Opportunities: Phase II - Housing Policies and Recommendations
Author: Community Opportunities Group and Rolf Goetze, Ph.D
March 15, 1988

Final report on affordable housing policies and strategies for Chelsea. Report discusses rent grievances and mediation procedures, condominium conversion options, real estate transfer tax options, inclusionary zoning option, support for first-time homebuyers/tenants downpayments, new housing tenure alternatives, roles and capacity building of local government agencies, etc.
- 120 CHELSEA A Report On Affordable Housing Challenges and Opportunities - Phase I Housing Needs Analysis
Author: Communities Opportunities Group and Rolf Goetze, Ph.D
August 10, 1987

Report summarizes housing needs assessment and findings for Chelsea. Report includes recent housing changes in the city, local trends affecting housing need, local affordable housing opportunities, public policy responses, etc.
- 74 DENNIS Strategic Planning Final Report: "Dennis and Yarmouth Affordable Housing Study."
Author: Stockard and Engler
May 1, 1987

Summary of Affordable Housing problems and impact on local economy, development options and final recommendations for action.
- 73 DENNIS Affordable Housing and Economic Development in Dennis and Yarmouth: Problems and Perspectives
Author: Stockard and Engler
May 1, 1987

Analyzes affordable housing strategies and recommended actions.
- 122 DUXBURY Developer's Kit for Affordable Housing Development
Author: Communities Opportunities Group
January 28, 1988

Report discusses developer options for affordable housing development, with site case examples.

AFFORDABLE HOUSING STRATEGIES/TECHNIQUES

- 121 DUXBURY Affordable Housing: The Limited
 Development Model
 Author: Community Opportunities Group, Inc.
 January 15, 1988
- Report on affordable housing development for Duxbury, including a housing needs assessment, housing action plan, Development Pro Forma, and proposed Warrant Articles.
- 78 GLOUCESTER Strategies and Tools for Affordable Housing Development
 Author: Emily Achtenberg
 and E.O.C.D.
 September 15, 1986
- Packet from 2-Day conference including summaries of State housing programs, Affordable Housing Task Force discussion on zoning and land disposition recommendations, sample residential development pro forma.
- 77 GLOUCESTER Strategies for Affordable Housing in
 Gloucester: A Preliminary Agenda.
 Author: Emily Achtenberg
 September 15, 1986
- Preliminary approach to local policy development on affordable housing.
- 14 GROTON Strategic Planning Final Report:
 Town of Groton
 Author: Connery Associates with
 Laurel E. Rafferty and
 Rolf Goetze, Ph.D
 February 25, 1988
- Report offers summary of housing needs and supply data, with a discussion of local trends affecting housing needs in Groton. Report offers statement of Groton's Affordable Housing Challenges and Opportunities. Report includes a detailed planning process. Chapter on strategic planning for Village Center in Groton, including mention of growth effects on local character, open space, residential and commercial development and zoning, comparison of impacts, transportation, etc. Report concludes with a comprehensive Affordable Housing Plan.
- 4 HANOVER Workshop Materials on Comprehensive Permits
 Author: Jon D. Witten, AICP
 Senior Planner, IEP Inc.
 January 13, 1988
- An overview of MGL, Chapter 40B, Sections 20-30 with questions and answers about the Comprehensive Permit Process. Also included is an overview of 760 CMR 30.00 and 31.00. Further discussion on planning for comprehensive permits and the negotiating of comprehensive permits is included.
- 1 HANOVER Hanover: Strategic Planning Program for
 Affordable Housing
 Author: IEP, Inc.
 December 15, 1988
- Report is a comprehensive examination of affordable housing need and supply in Hanover. Included is a complete buildout scenario with a discussion on State Program applications to the housing needs of Hanover. Also mentioned are Local Housing Partnership Formulation, Cluster development options, Transfer Development Rights application to Hanover, Accessory Apartments and Conversions, Land Banking, and multiple draft bylaws.

AFFORDABLE HOUSING STRATEGIES/TECHNIQUES

- 5 HANSON Strategic Planning Grant Study: Affordable Housing in Hanson
Author: IEP, Inc.
December 15, 1987
- Report includes examination of residential development potential in Hanson supported through an extensive housing needs assessment and proposed affordable housing options for Hanson. Specific examination is given to State Program application to existing housing needs in Hanson, the development of Local Housing Partnership, Cluster Development potential, Transfer Development Rights application for Hanson, Accessory Apartments and Conversions, Land Banking options, etc. Also provided in the study are draft zoning bylaws on affordable housing, cluster, accessory dwelling units, elderly housing, subdivision phasing, etc. A detailed buildout scenario is also included.
- 84 HARWICH Obstacles to Affordable Housing Development in Harwich, Eastham, Brewster, and Barnstable
Author: Thomas Kizis and Herb Heidt dba MAPWORKS
February 15, 1987
- Brochures and other public information materials discussing local obstacles and policies on affordable housing in the four communities.
- 58 HARWICH Comprehensive Permit Process - Video Tape of Conference on Cape Cod
Author: Conference Video - Strategic Planning Program - E.O.C.D.
March 14, 1987
- Conference on Comprehensive Permit Process and Chapter 774, sponsored by the Harwich, Barnstable, Eastham joint Strategic Planning Committee.
- 118 HARWICH Planning Manual for Affordable Housing in Harwich, Barnstable, Brewster, and Eastham
Author: Thomas Kizis, Planner - Advisory Council for Affordable Housing with Herb Heidt, of MAPWORKS, Inc. and Micheal Pessolano - Harwich Town Planner
February 10, 1988
- Report is a compilation of the Strategic Planning project studies on affordable housing in the greater Barnstable area. Report includes analysis of local obstacles to affordable housing development, examination of strategies and techniques for affordable housing development, public education brochures, listing of programs and funding sources, a site development evaluation guide, various mapping components, model bylaws, etc.
- 85 HARWICH Techniques and Strategies for the Provision of Affordable Housing
Author: Thomas Kizis and Herb Heidt dba MAPWORKS
February 15, 1987
- A handbook for local officials discussing techniques, strategies, and State and local funding mechanisms for affordable housing development.
- 89 LEOMINSTER Leominster Strategic Planning Report
Author: LandUse, Inc.
September 1, 1986
- Discussion of zoning alternatives including schedule development ordinance water supply protection district, cluster development, site plan review, and mixed use overlay district.

92 LEXINGTON

Techniques for Producing Affordable
Housing in Lexington
Author: Roberta Leviton, Associates
May 15, 1987

Discussion of affordable housing options used in Lexington case study.

91 LEXINGTON

Lexington's Experience in Producing Affordable Housing
Author: Roberta Leviton, Associates
May 15, 1987

Case study overview on inclusionary policy, school conversions, accessory apartments, Chapter 774, and the Lexington Housing Assistance Board (LexHA B).

9 NATICK

Monthly Reports On Affordable Housing Initiatives
In The MetroWest Region - (February, 1987)
Author: MetroWest Housing Task Force and
the Metropolitan Area Planning Council
February 28, 1987

Report is part of a series of monthly support materials for the MetroWest Housing Task Force meetings. Report discusses MetroWest housing effort for FY 1987. Included is a concise dictionary of housing terms, a Housing Needs Analysis proposal, an introduction to an Affordable Housing Kit, a Land Use concept Plan for a 47 acre site.

7 NATICK

Monthly Reports On Affordable Housing Initiatives
In The MetroWest Region (December - 1986)
Author: METROWEST Housing Task Force
and Metropolitan Area Planning Council
December 30, 1986

Report is part of a series of monthly support materials for the METROWEST Housing Task Force meetings. Report discusses MetroWest housing effort for FY 1987. Work program and budget included. Summary of MetroWest Strategic Planning Grant Application, Fair Housing Activities in MetroWest region, Summary of Approaches to Provide Affordable Housing, Homeownership Opportunity Program Guidelines for Communities and Developers.

12 NATICK

Monthly Reports On Affordable Housing Initiatives
in the MetroWest Region - (June, 1987)
Author: MetroWest Housing Task Force and
Metropolitan Area Planning Commission
June 30, 1987

Report is part of a series of monthly support materials for the MetroWest Housing Task Force meetings. Report discusses MetroWest housing effort for FY 1987. Report discusses proposed legislation to provide for more affordable housing in MetroWest; Discussion questions for evaluating the MetroWest housing Task Force's progress on housing in 1987; Proposed workshop topics for FY 1988; Copy of MetroWest Challenge Grant Application.

8 NATICK

Monthly Reports On Affordable Housing Initiatives
In The MetroWest Region - (January, 1987)
Author: MetroWest Housing Task Force
and Metropolitan Area Planning Council
January 30, 1987

Report is part of a series of monthly support materials for the MetroWest Housing Task Force. Report discusses MetroWest housing effort for FY 1987. Report discusses Land Trusts in an Urban Setting, Housing Prices in the MetroWest region, MetroWest community housing statements, and a catalogue of housing programs and housing resources available from the Executive Office of Communities and Development.

AFFORDABLE HOUSING STRATEGIES/TECHNIQUES

- 11 NATICK
Monthly Reports On Affordable Housing Initiatives
in the MetroWest Region - (April, 1987)
Author: MetroWest Housing Task Force and
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April 30, 1987

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- 10 NATICK
Monthly Reports On Affordable Housing Initiatives
in the MetroWest Region - (March, 1987)
Author: MetroWest Housing Task Force and
the Metropolitan Area Planning Council
March 30, 1987

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- 99 NORTHBOROUGH
Strategic Planning Program For Affordable Housing: Phase I
Author: IEP, Inc.
April 15, 1987

Includes housing supply and cost data for Northborough and an overview of affordable housing techniques.
- 3 NORTHBOROUGH
Strategic Planning Grant Study: Affordable
Housing in Northborough
Author: IEP, Inc.
December 15, 1987

Report is a comprehensive study of affordable housing mechanisms recommended for use by the town of Northborough. Report gives an in-depth look at housing stock, housing costs, population characteristics, and existing affordability gap in Northborough. Phase II of the report offers strategy options for affordable housing development including Incentive Zoning, Rezoning, Accessory Apartments, Comprehensive Permits, Linkage, Taxation options, Land Acquisition Strategies, Disposition of Public Lands, Financing and Subsidies, Rental Assistance, etc. Phase III of the report examines the policy formulations with goals and objectives recommended for adoption. Also included in Phase V is an Action Plan with regulatory options outlined and active citizen participation plan.
- 101 NORTON
State of The Art Report: Affordable Housing Techniques
Author: Connery, Associates
with Rolf Goetze, Ph.D.
December 1, 1986

Comprehensive examination of current tools and techniques for the provision of affordable housing.
- 100 NORTON
Reports on Housing Opportunities in Norton,
Taunton and Mansfield
Author: Connery, Associates
with Rolf Goetze, Ph.D.
December 1, 1986

Individual reports discussing housing opportunities and needs in each community.

AFFORDABLE HOUSING STRATEGIES/TECHNIQUES

- 102 ROWLEY Affordable Housing Study
 Author: Carol Thomas dba Thomas
 Planning Services, Inc.
 December 1, 1986
- Includes inventory and analysis of vacant town-owned sites, proposes
 development guidelines and funding mechanisms for affordable housing
 development.
- 106 UXBRIDGE Managing Residential Development:
 Interim Demensional Controls
 Author: Robert Yaro dba Center for
 Rural Mass. with
 Phillip Herr & Assoc.
 November 1, 1986
- Examination of Residential development management in Uxbridge, Mendon,
 Millville, Northbridge, Sutton, Douglas, and Blackstone. Includes flexible
 development, density bonus for affordable housing, and critical resource
 district.
- 113 WESTFORD Affordable Housing in the Northern
 Middlesex Region
 Author: Northern Middlesex Area Commission
 June 1, 1987
- Report examines the availability of affordable housing within the Greater
 Lowell area, with special attention given to Westford, Chelmsford, Dracut,
 and Tyngsborough. Report identifies the problems on the regional and com-
 munity levels and recommends both private and public resolution mechanisms.
- 107 WESTFORD Housing Review Newsletters and
 Working Papers on Affordable Housing
 Author: Northern Middlesex Area
 Planning Commission
 May 1, 1987
- Newsletters and policy papers discussing local options for the
 provision of affordable housing in Westford, Chelmsford, Dracut,
 and Tyngsborough. Specific references to inclusionary zoning,
 non-profit development entities, analysis of housing needs,
 discussion of State initiatives for affordable housing, Linkage,
 Impact Fees, etc.

HOUSING NEEDS ANALYSIS

- 2 ARLINGTON Report on the Strategic Planning Grant To Create
Affordable Housing Initiatives
Author: Rolf Goetze, Ph.D
February 1, 1988
- Housing Needs Assessment and Affordable Housing Strategies with emphasis
on fostering home ownership through creation of condo-units within
existing two-family homes and establishment of a downpayment assistance
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To Create Affordable Housing Initiatives
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of local process for fostering affordable housing through options such as
condominium conversions, first-time homebuyers assistance, accessory
apartments, housing tenure alternatives, inclusionary zoning ordinance,
special 2-family conversion plan, etc. Also included is a discussion of
House Relocation efforts in Arlington.
- 59 BELLINGHAM Housing and Growth Policy for Bellingham
Author: Phillip Herr and
Allan Mallach
April 15, 1987
- Simple housing needs analysis and policy objectives for Bellingham.
- 120 CHELSEA A Report On Affordable Housing Challenges and
Opportunities - Phase I Housing Needs Analysis
Author: Communities Opportunities Group
and Rolf Goetze, Ph.D
August 10, 1987
- Report summarizes housing needs assessment and findings for Chelsea. Report
includes recent housing changes in the city, local trends affecting housing
need, local affordable housing opportunities, public policy responses, etc.
- 119 COLRAIN Strategic Planning Project Final Report
for Colrain, Shelburne, and Charlemont
Author: LandUse, Inc.
December 15, 1987
- Report is a compilation of studies for three communities, including housing
needs analysis, growth management analysis, recommended zoning bylaw amend-
ments, primer discussion on rural downtown revitalization, local traffic
survey, and draft of a Charlemont Village Master Plan.
- 72 DENNIS Survey of Local Employers Report
Author: Stockard and Engler, Inc.
May 1, 1987
- Assess impact of housing costs on local service-oriented economy.
- 121 DUXBURY Affordable Housing: The Limited
Development Model
Author: Community Opportunities Group, Inc.
January 15, 1988
- Report on affordable housing development for Duxbury, including a housing
needs assessment, housing action plan, Development Pro Forma, and proposed
Warrant Articles.

HOUSING NEEDS ANALYSIS

- 1 HANOVER Hanover: Strategic Planning Program for
 Affordable Housing
 Author: IEP, Inc.
 December 15, 1988
- Report is a comprehensive examination of affordable housing need and supply in Hanover. Included is a complete buildout scenario with a discussion on State Program applications to the housing needs of Hanover. Also mentioned are Local Housing Partnership Formulation, Cluster development options, Transfer Development Rights application to Hanover, Accessory Apartments and Conversions, Land Banking, and multiple draft bylaws.
- 81 HANSON Cluster Residential Development Potential
 in Hanson and Hanover
 Author: IEP, Inc.
 February 15, 1987
- Capacity Buildout Analysis on both communities.
- 5 HANSON Strategic Planning Grant Study: Affordable
 Housing in Hanson
 Author: IEP, Inc.
 December 15, 1987
- Report includes examination of residential development potential in Hanson supported through an extensive housing needs assessment and proposed affordable housing options for Hanson. Specific examination is given to State Program application to existing housing needs in Hanson, the development of Local Housing Partnership, Cluster Development potential, Transfer Development Rights application for Hanson, Accessory Apartments and Conversions, Land Banking options, etc. Also provided in the study are draft zoning bylaws on affordable housing, cluster, accessory dwelling units, elderly housing, subdivision phasing, etc. A detailed buildout scenario is also included.
- 83 HARWICH Site Development Evaluation Guide
 Author: Thomas Kizis and
 Herb Hiedt dba MAPWORKS
 February 15, 1987
- Guide for local officials for evaluation of development proposals.
- 87 LEOMINSTER Leominster Housing Needs Assessment
 Author: LandUse, Inc.
 July 1, 1987
- Complete housing needs study, and options for affordable housing.
- 86 LEOMINSTER Growth Management Plan for Leominster
 Author: LandUse, Inc.
 July 1, 1987
- Comprehensive examination of growth management options and policies for the City, including economic base analysis, housing needs assessment, and municipal services projections.
- 97 NORTHAMPTON Memo Report: Development Feasibility Analysis
 Author: Lozano, White & Associates
 with Fay, Spafford &
 Thorndike, Inc.
 March 1, 1987
- Analysis of development feasibility and recommended development options for Northampton.

HOUSING NEEDS ANALYSIS

- 99 NORTHBOROUGH Strategic Planning Program For Affordable Housing: Phase I
Author: IEP, Inc.
April 15, 1987

Includes housing supply and cost data for Northborough and an overview of affordable housing techniques.
- 3 NORTHBOROUGH Strategic Planning Grant Study: Affordable
Housing in Northborough
Author: IEP, Inc
December 15, 1987

Report is a comprehensive study of affordable housing mechanisms recommended for use by the town of Northborough. Report gives an in-depth look at housing stock, housing costs, population characteristics, and existing affordability gap in Northborough. Phase II of the report offers strategy options for affordable housing development including Incentive Zoning, Rezoning, Accessory Apartments, Comprehensive Permits, Linkage, Taxation options, Land Acquisition Strategies, Disposition of Public Lands, Financing and Subsidies, Rental Assistance, etc. Phase III of the report examines the policy formulations with goals and objectives recommended for adoption. Also included in Phase V is an Action Plan with regulatory options outlined and active citizen participation plan.
- 100 NORTON Reports on Housing Opportunities in Norton,
Taunton and Mansfield
Author: Connery, Associates
with Rolf Goetze, Ph.D.
December 1, 1986

Individual reports discussing housing opportunities and needs in each community.
- 102 ROWLEY Affordable Housing Study
Author: Carol Thomas dba Thomas
Planning Services, Inc.
December 1, 1986

Includes inventory and analysis of vacant town-owned sites, proposes development guidelines and funding mechanisms for affordable housing development.
- 103 STOUGHTON Stoughton Housing Needs Study
Author: Old Colony Planning Commission
& James Watson
March 1, 1987

Assessment of housing needs in Stoughton with focus on affordable housing development.
- 117 STOUGHTON Strategic Planning Final Report
Town of Stoughton
Author: Old Colony Planning Council
and The Stoughton Strategic Planning
Grant Committee
December 15, 1987

Report is a comprehensive examination of growth trends for Stoughton. Report is a compilation of various studies including: growth trends and constraints, housing needs analysis, open space and recreation plan, land use and circulation issues and recommendations, growth management issues and recommendations, historic preservation options, infrastructure options, zoning bylaw revisions, etc.

HOUSING NEEDS ANALYSIS

107 WESTFORD

Housing Review Newsletters and
Working Papers on Affordable Housing
Author: Northern Middlesex Area
Planning Commission
May 1, 1987

Newsletters and policy papers discussing local options for the provision of affordable housing in Westford, Chelmsford, Dracut, and Tyngsborough. Specific references to inclusionary zoning, non-profit development entities, analysis of housing needs, discussion of State initiatives for affordable housing, Linkage, Impact Fees, etc.

GROWTH MANAGEMENT

119 COLRAIN

Strategic Planning Project Final Report
for Colrain, Shelburne, and Charlemont
Author: LandUse, Inc.
December 15, 1987

Report is a compilation of studies for three communities, including housing needs analysis, growth management analysis, recommended zoning bylaw amendments, primer discussion on rural downtown revitalization, local traffic survey, and draft of a Charlemont Village Master Plan.

71 DEERFIELD

Proposals for Balanced Growth: Deerfield,
Leverett and Sunderland
Author: Robert Yaro dba Center for
Rural Mass and
Phillip Herr & Assoc.
April 1, 1986

Separate reports for each town includes draft regulatory proposals such as flexible development, agricultural preservation, and special resource districts site plan review, timing controls, and subdivision regulation amendments.

76 GLOUCESTER

Report on the Disposition of Public Land in Gloucester
Author: Emily Achtenberg
September 15, 1986

Examines inventory analysis, policies, and procedures for local public land disposition.

14 GROTON

Strategic Planning Final Report:
Town of Groton
Author: Connery Associates with
Laurel E. Rafferty and
Rolf Goetze, Ph.D
February 25, 1988

Report offers summary of housing needs and supply data, with a discussion of local trends affecting housing needs in Groton. Report offers statement of Groton's Affordable Housing Challenges and Opportunities. Report includes a detailed planning process. Chapter on strategic planning for Village Center in Groton, including mention of growth effects on local character, open space, residential and commercial development and zoning, comparison of impacts, transportation, etc. Report concludes with a comprehensive Affordable Housing Plan.

1 HANOVER

Hanover: Strategic Planning Program for
Affordable Housing
Author: IEP, Inc.
December 15, 1988

Report is a comprehensive examination of affordable housing need and supply in Hanover. Included is a complete buildout scenario with a discussion on State Program applications to the housing needs of Hanover. Also mentioned are Local Housing Partnership Formulation, Cluster development options, Transfer Development Rights application to Hanover, Accessory Apartments and Conversions, Land Banking, and multiple draft bylaws.

GROWTH MANAGEMENT

- 5 HANSON Strategic Planning Grant Study: Affordable Housing in Hanson
Author: IEP, Inc.
December 15, 1987
- Report includes examination of residential development potential in Hanson supported through an extensive housing needs assessment and proposed affordable housing options for Hanson. Specific examination is given to State Program application to existing housing needs in Hanson, the development of Local Housing Partnership, Cluster Development potential, Transfer Development Rights application for Hanson, Accessory Apartments and Conversions, Land Banking options, etc. Also provided in the study are draft zoning bylaws on affordable housing, cluster, accessory dwelling units, elderly housing, subdivision phasing, etc. A detailed buildout scenario is also included.
- 15 LEE Growth Management Strategies for Towns of Lee and Egremont
Author: Thomas Planning Services, Inc.
with Berkshire County Regional Planning Commission
December 15, 1987
- Report is a comprehensive final report on growth management alternatives for Lee and Egremont. Included is a discussion of development impacts on local families, selected growth management strategies, Seasonal Impacts, Site evaluations for Town Offices, Maple Street project, High Water Meadow etc. Also available are Site Evaluation Sheet and Site Evaluation Matrix. Included are draft zoning amendments and discussion on potential development of Impact Fees.
- 89 LEOMINSTER Leominster Strategic Planning Report
Author: LandUse, Inc.
September 1, 1986
- Discussion of zoning alternatives including schedule development ordinance water supply protection district, cluster development, site plan review, and mixed use overlay district.
- 88 LEOMINSTER Growth Management Alternatives: What's Right For You?
Author: LandUse, Inc.
July 1, 1987
- Handbook for local officials discussing a variety of growth management options with hypothetical cases and responses.
- 86 LEOMINSTER Growth Management Plan for Leominster
Author: LandUse, Inc.
July 1, 1987
- Comprehensive examination of growth management options and policies for the City, including economic base analysis, housing needs assessment, and municipal services projections.
- 90 LEOMINSTER Growth Management Alternatives: What's Right For You? - Video Tape
Author: LandUse, Inc. and E.O.C.D.
June 1, 1987
- Video tape of conference on growth management alternatives with supplementary handbook for local officials.

GROWTH MANAGEMENT

- 94 NORTHAMPTON Choice or Chance: A Workshop on
 Decisions Affecting the Future of
 Northampton - Video Tape
 Author: Lozano, White & Associates
 with Fay, Spafford &
 Thorndike, Inc.
 January 10, 1987
- Video Tape of January 1987 conference in Northampton. Includes discussion of State, and Regional growth management issues followed by analysis of planning initiatives underway in Northampton.
- 98 NORTHAMPTON Strategic Plan For Resource Conservation
 Author: Lozano, White & Associates
 with Fay, Spafford, &
 Thorndike, Inc.
 March 1, 1987
- Outline of general land use goals and objectives with specifics on the City housing policies, employment trends, infrastructure capacities, etc. Recommendations for local resource conservation with accompanying action plan.
- 95 NORTHAMPTON Strategic Planning Workshop Materials -
 Choice or Chance: Decisions Affecting
 the Future of Northampton
 Author: Lozano, White & Associates
 with Fay, Spafford &
 Thorndike, Inc.
 March 1, 1987
- Agendas and accompanying materials for workshop on Strategic Planning.
- 104 STOUGHTON Open Space and Recreation Plan
 Author: Old Colony Planning Commission
 with & James Watson
 March 1, 1987
- Comprehensive examination of local open space and recreational options, with policy goals and recommendations.
- 117 STOUGHTON Strategic Planning Final Report
 Town of Stoughton
 Author: Old Colony Planning Council
 and The Stoughton Strategic Planning
 Grant Committee
 December 15, 1987
- Report is a comprehensive examination of growth trends for Stoughton. Report is a compilation of various studies including: growth trends and constraints, housing needs analysis, open space and recreation plan, land use and circulation issues and recommendations, growth management issues and recommendations, historic preservation options, infrastructure options, zoning bylaw revisions, etc.
- 114 UXBRIDGE Managing Growth Rates and Amounts
 Monograph series #1
 Author: Philip B. Herr & Associates
 and Center for Rural Massachusetts
 University of Massachusetts at Amherst
 May 6, 1987
- Monograph discusses various growth management techniques, with specific implications for the town of Blackstone and the Blackstone Valley.

GROWTH MANAGEMENT

115 UXBRIDGE

Preserving Open Space In Rural
and Suburban Communities.
Monograph Series #2
Author: Robert D. Yaro, Director
Center for Rural Massachusetts
University of Massachusetts at Amherst
May 6, 1987

Monograph discusses options for preserving open space and promoting land conservation in suburban and rural communities throughout Massachusetts. Specific examples include: Fee-Simple Acquisition, Less-Than-Fee Acquisition, Agricultural Preservation Restrictions, Tax incentives, Conservation Land Trusts, Land Banking, Zoning Techniques, etc.

105 UXBRIDGE

Uxbridge et al. Strategic Planning Report
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr, & Assoc.
September 1, 1986

Examination of flexible development, major residential development article, with discussion on development timing, multi-family residential development guidelines, bonus incentives for open space, affordable housing, and agricultural protection. Option for critical resource protection reviewed.

107 WESTFORD

Housing Review Newsletters and
Working Papers on Affordable Housing
Author: Northern Middlesex Area
Planning Commission
May 1, 1987

Newsletters and policy papers discussing local options for the provision of affordable housing in Westford, Chelmsford, Dracut, and Tyngsborough. Specific references to inclusionary zoning, non-profit development entities, analysis of housing needs, discussion of State initiatives for affordable housing, Linkage, Impact Fees, etc.

109 WHATELY

Strategic Planning Final Report with
Preliminary Growth Management Plan
Author: Franklin County Planning
Commission
April 1, 1987

Proposed zoning amendments including cluster provision, site plan review, zoning districts, aquifer protection district, and special permit criteria.

108 WHATELY

Growth Management Community Survey
Author: Franklin County Planning Commission
April 1, 1987

Community survey on growth management alternatives and policy questions.

110 WHATELY

Whately Strategic Planning Project Report
Author: Franklin County Planning
Commission
September 15, 1986

Complete examination of Strategic Planning project in Whately.

GROWTH MANAGEMENT

112 WORTHINGTON

Strategic Planning Final Report:

"The Worthington Growth Project Report: What came out of the Project"

Author: LandUse, Inc.

May 1, 1987

Complete examination of Strategic Planning project, issues on growth management in Worthington, and final results and recommendations.

111 WORTHINGTON

Development Trends in Worthington

Author: LandUse, Inc.

May 1, 1987

Description of the planning process, land use goals, zoning and non-zoning planning tools for Worthington.

ZONING

- 52 AMHERST Cluster Development Bylaw with Incentives for Affordable Housing Development
Author: Connie Kruger, Planner
Amherst, MA
March 1, 1986

Draft of Cluster Development Bylaw.
- 53 AMHERST Public Land Inventory: Review For Housing
Author: Connie Kruger, Planner
Amherst, MA
September 1, 1986

Computer Database inventory of public lands for affordable housing usage.
- 50 AMHERST Amherst Report on Inclusionary Zoning
Author: Connie Kruger, Planner
Amherst, MA
September 1, 1986

Fundamentals for Drafting an Inclusionary Zoning Bylaw
- 6 ARLINGTON Report on the Arlington Strategic Planning Grant:
To Create Affordable Housing Initiatives
Author: Rolf Goetze, Ph.D
February 1, 1988

Report is a comprehensive examination of local housing needs, and proposed affordable housing strategies as applied to Arlington. Specific mention of local process for fostering affordable housing through options such as condominium conversions, first-time homebuyers assistance, accessory apartments, housing tenure alternatives, inclusionary zoning ordinance, special 2-family conversion plan, etc. Also included is a discussion of House Relocation efforts in Arlington.
- 56 AYER Cluster Zoning in Ayer
Author: Montachusett Regional Planning Commission
September 1, 1986

Proposed Cluster Zoning Bylaw - policy options for Ayer.
- 63 BROOKLINE Final Report on Affordable Housing in Brookline
Author: Emily Achtenberg
November 1, 1986

Final report on affordable housing initiatives in Brookline, including draft condo conversion control bylaw amendments, and future goals and objectives in Brookline.
- 65 CAMBRIDGE Linkage/Inclusionary Zoning Reference Data
Author: Leggatt and McCall, Inc.
May 1, 1987

Comprehensive data collection on Cambridge affordable housing needs.

ZONING

119 COLRAIN

Strategic Planning Project Final Report
for Colrain, Shelburne, and Charlemont
Author: LandUse, Inc.
December 15, 1987

Report is a compilation of studies for three communities, including housing needs analysis, growth management analysis, recommended zoning bylaw amendments, primer discussion on rural downtown revitalization, local traffic survey, and draft of a Charlemont Village Master Plan.

71 DEERFIELD

Proposals for Balanced Growth: Deerfield,
Leverett and Sunderland
Author: Robert Yaro dba Center for
Rural Mass and
Phillip Herr & Assoc.
April 1, 1986

Separate reports for each town includes draft regulatory proposals such as flexible development, agricultural preservation, and special resource districts site plan review, timing controls, and subdivision regulation amendments.

70 DEERFIELD

Deerfield, Leverett, and
Sunderland Reports
Author: Robert Yaro dba Center for
Rural Mass. and
Phillip Herr & Assoc.
September 1, 1986

References made to flexible development, including a draft of a major residential development article with density bonus for open space and affordable housing. Included is a discussion on Site Plan Review, Timing Controls, and Mixed Use overlays.

78 GLOUCESTER

Strategies and Tools for Affordable Housing Development
Author: Emily Achtenberg
and E.O.C.D.
September 15, 1986

Packet from 2-Day conference including summaries of State housing programs, Affordable Housing Task Force discussion on zoning and land disposition recommendations, sample residential development pro forma.

75 GLOUCESTER

Inclusionary Zoning Proposal Draft
Author: Emily Achtenberg
September 1, 1986

Inclusionary zoning proposal draft for Gloucester.

14 GROTON

Strategic Planning Final Report:
Town of Groton
Author: Connery Associates with
Laurel E. Rafferty and
Rolf Goetze, Ph.D
February 25, 1988

Report offers summary of housing needs and supply data, with a discussion of local trends affecting housing needs in Groton. Report offers statement of Groton's Affordable Housing Challenges and Opportunities. Report includes a detailed planning process. Chapter on strategic planning for Village Center in Groton, including mention of growth effects on local character, open space, residential and commercial development and zoning, comparison of impacts, transportation, etc. Report concludes with a comprehensive Affordable Housing Plan.

ZONING

- 80 HANOVER Hanover Zoning Bylaw Article
 Author: IEP, Inc.
 April 15, 1987

 Includes an open space preservation district and Cluster Zoning Bylaw.
- 82 HANSON Hanson Zoning Bylaw Article
 Author: IEP, Inc.
 April 15, 1987

 Includes cluster residential development, affordable housing conditional density bonus article, accessory dwelling unit bylaw, and subdivision phasing.
- 81 HANSON Cluster Residential Development Potential
 in Hanson and Hanover
 Author: IEP, Inc.
 February 15, 1987

 Capacity Buildout Analysis on both communities.
- 15 LEE Growth Management Strategies for Towns
 of Lee and Egremont
 Author: Thomas Planning Services, Inc.
 with Berkshire County Regional
 Planning Commission
 December 15, 1987

 Report is a comprehensive final report on growth management alternatives for Lee and Egremont. Included is a discussion of development impacts on local families, selected growth management strategies, Seasonal Impacts, Site evaluations for Town Offices, Maple Street project, High Water Meadow etc. Also available are Site Evaluation Sheet and Site Evaluation Matrix. Included are draft zoning amendments and discussion on potential development of Impact Fees.
- 89 LEOMINSTER Leominster Strategic Planning Report
 Author: LandUse, Inc.
 September 1, 1986

 Discussion of zoning alternatives including schedule development ordinance water supply protection district, cluster development, site plan review, and mixed use overlay district.
- 117 STOUGHTON Strategic Planning Final Report
 Town of Stoughton
 Author: Old Colony Planning Council
 and The Stoughton Strategic Planning
 Grant Committee
 December 15, 1987

 Report is a comprehensive examination of growth trends for Stoughton. Report is a compilation of various studies including: growth trends and constraints, housing needs analysis, open space and recreation plan, land use and circulation issues and recommendations, growth management issues and recommendations, historic preservation options, infrastructure options, zoning bylaw revisions, etc.

ZONING

106 UXBRIDGE

Managing Residential Development:
Interim Dimensional Controls
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr & Assoc.
November 1, 1986

Examination of Residential development management in Uxbridge, Mendon, Millville, Northbridge, Sutton, Douglas, and Blackstone. Includes flexible development, density bonus for affordable housing, and critical resource district.

116 UXBRIDGE

Density Zoning
Monograph Series #3
Author: Philip B. Herr & Associates
and Center for Rural Massachusetts
University of Massachusetts at Amherst
May 6, 1987

Monograph discusses density-based control development options, with specific reference to cluster, planned unit development, flexible zoning, special zoning districts, etc. Case examples are given.

115 UXBRIDGE

Preserving Open Space In Rural
and Suburban Communities.
Monograph Series #2
Author: Robert D. Yaro, Director
Center for Rural Massachusetts
University of Massachusetts at Amherst
May 6, 1987

Monograph discusses options for preserving open space and promoting land conservation in suburban and rural communities throughout Massachusetts. Specific examples include: Fee-Simple Acquisition, Less-Than-Fee Acquisition, Agricultural Preservation Restrictions, Tax incentives, Conservation Land Trusts, Land Banking, Zoning Techniques, etc.

105 UXBRIDGE

Uxbridge et al. Strategic Planning Report
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr, & Assoc.
September 1, 1986

Examination of flexible development, major residential development article, with discussion on development timing, multi-family residential development guidelines, bonus incentives for open space, affordable housing, and agricultural protection. Option for critical resource protection reviewed.

112 WORTHINGTON

Strategic Planning Final Report:
"The Worthington Growth Project Report: What came out of
the Project"
Author: LandUse, Inc.
May 1, 1987

Complete examination of Strategic Planning project, issues on growth management in Worthington, and final results and recommendations.

111 WORTHINGTON

Development Trends in Worthington
Author: LandUse, Inc.
May 1, 1987

Description of the planning process, land use goals, zoning and non-zoning planning tools for Worthington.

SITE PLAN REVIEW

71 DEERFIELD

Proposals for Balanced Growth: Deerfield,
Leverett and Sunderland
Author: Robert Yaro dba Center for
Rural Mass and
Phillip Herr & Assoc.
April 1, 1986

Separate reports for each town includes draft regulatory proposals
such as flexible development, agricultural preservation, and special
resource districts site plan review, timing controls, and subdivision
regulation amendments.

70 DEERFIELD

Deerfield, Leverett, and
Sunderland Reports
Author: Robert Yaro dba Center for
Rural Mass. and
Phillip Herr & Assoc.
September 1, 1986

References made to flexible development, including a draft of a major
residential development article with density bonus for open space
and affordable housing. Included is a discussion on Site Plan Review,
Timing Controls, and Mixed Use overlays.

15 LEE

Growth Management Strategies for Towns
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Author: Thomas Planning Services, Inc.
with Berkshire County Regional
Planning Commission
December 15, 1987

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local families, selected growth management strategies, Seasonal Impacts,
Site evaluations for Town Offices, Maple Street project, High Water Meadow
etc. Also available are Site Evaluation Sheet and Site Evaluation Matrix.
Included are draft zoning amendments and discussion on potential develop-
ment of Impact Fees.

89 LEOMINSTER

Leominster Strategic Planning Report
Author: LandUse, Inc.
September 1, 1986

Discussion of zoning alternatives including schedule development ordinance
water supply protection district, cluster development, site plan
review, and mixed use overlay district.

109 WHATELY

Strategic Planning Final Report with
Preliminary Growth Management Plan
Author: Franklin County Planning
Commission
April 1, 1987

Proposed zoning amendments including cluster provision, site plan review,
zoning districts, aquifer protection district, and special permit criteria.

LINKAGE

66 CAMBRIDGE

Final Report to the Subcommittee on Linkage
Author: Leggatt and McCall, Inc.
May 1, 1987

Using Linkage Fees to expand and retain affordable housing in Cambridge.

107 WESTFORD

Housing Review Newsletters and
Working Papers on Affordable Housing
Author: Northern Middlesex Area
Planning Commission
May 1, 1987

Newsletters and policy papers discussing local options for the provision of affordable housing in Westford, Chelmsford, Dracut, and Tyngsborough. Specific references to inclusionary zoning, non-profit development entities, analysis of housing needs, discussion of State initiatives for affordable housing, Linkage, Impact Fees, etc.

IMPACT FEES

15 LEE

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of Lee and Egremont
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1 HANOVER

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December 15, 1988

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Strategic Planning Grant Study: Affordable
Housing in Hanson
Author: IEP, Inc.
December 15, 1987

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NATURAL RESOURCE PROTECTION

- 71 DEERFIELD Proposals for Balanced Growth: Deerfield,
Leverett and Sunderland
Author: Robert Yaro dba Center for
Rural Mass and
Phillip Herr & Assoc.
April 1, 1986
- Separate reports for each town includes draft regulatory proposals
such as flexible development, agricultural preservation, and special
resource districts site plan review, timing controls, and subdivision
regulation amendments.
- 104 STOUGHTON Open Space and Recreation Plan
Author: Old Colony Planning Commission
with & James Watson
March 1, 1987
- Comprehensive examination of local open space and recreational options,
with policy goals and recommendations.
- 106 UXBRIDGE Managing Residential Development:
Interim Dimensional Controls
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr & Assoc.
November 1, 1986
- Examination of Residential development management in Uxbridge, Mendon,
Millville, Northbridge, Sutton, Douglas, and Blackstone. Includes flexible
development, density bonus for affordable housing, and critical resource
district.
- 115 UXBRIDGE Preserving Open Space In Rural
and Suburban Communities.
Monograph Series #2
Author: Robert D. Yaro, Director
Center for Rural Massachusetts
University of Massachusetts at Amherst
May 6, 1987
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conservation in suburban and rural communities throughout Massachusetts.
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Agricultural Preservation Restrictions, Tax incentives, Conservation
Land Trusts, Land Banking, Zoning Techniques, etc.
- 105 UXBRIDGE Uxbridge et al. Strategic Planning Report
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr, & Assoc.
September 1, 1986
- Examination of flexible development, major residential development article,
with discussion on development timing, multi-family residential development
guidelines, bonus incentives for open space, affordable housing, and
agricultural protection. Option for critical resource protection reviewed.

OPEN SPACE

- 71 DEERFIELD Proposals for Balanced Growth: Deerfield,
 Leverett and Sunderland
 Author: Robert Yaro dba Center for
 Rural Mass and
 Phillip Herr & Assoc.
 April 1, 1986
- Separate reports for each town includes draft regulatory proposals
 such as flexible development, agricultural preservation, and special
 resource districts site plan review, timing controls, and subdivision
 regulation amendments.
- 70 DEERFIELD Deerfield, Leverett, and
 Sunderland Reports
 Author: Robert Yaro dba Center for
 Rural Mass. and
 Phillip Herr & Assoc.
 September 1, 1986
- References made to flexible development, including a draft of a major
 residential development article with density bonus for open space
 and affordable housing. Included is a discussion on Site Plan Review,
 Timing Controls, and Mixed Use overlays.
- 80 HANOVER Hanover Zoning Bylaw Article
 Author: IEP, Inc.
 April 15, 1987
- Includes an open space preservation district and Cluster Zoning Bylaw.
- 89 LEOMINSTER Leominster Strategic Planning Report
 Author: LandUse, Inc.
 September 1, 1986
- Discussion of zoning alternatives including schedule development ordinance
 water supply protection district, cluster development, site plan
 review, and mixed use overlay district.
- 11 NATICK Monthly Reports On Affordable Housing Initiatives
 in the MetroWest Region - (April, 1987)
 Author: MetroWest Housing Task Force and
 the Metropolitan Area Planning Council
 April 30, 1987
- Report is part of a series of monthly support materials for the MetroWest
 Housing Task Force meetings. Report discusses MetroWest housing effort
 for FY 1987. Report discusses opportunities for Community Land Trusts,
 Boston Citywide Land Trust, and a proposal for a Framingham Community
 Land Trust.
- 104 STOUGHTON Open Space and Recreation Plan
 Author: Old Colony Planning Commission
 with & James Watson
 March 1, 1987
- Comprehensive examination of local open space and recreational options,
 with policy goals and recommendations.

OPEN SPACE

117 STOUGHTON

Strategic Planning Final Report
Town of Stoughton
Author: Old Colony Planning Council
and The Stoughton Strategic Planning
Grant Committee
December 15, 1987

Report is a comprehensive examination of growth trends for Stoughton. Report is a compilation of various studies including: growth trends and constraints, housing needs analysis, open space and recreation plan, land use and circulation issues and recommendations, growth management issues and recommendations, historic preservation options, infrastructure options, zoning bylaw revisions, etc.

116 UXBRIDGE

Density Zoning
Monograph Series #3
Author: Philip B. Herr & Associates
and Center for Rural Massachusetts
University of Massachusetts at Amherst
May 6, 1987

Monograph discusses density-based control development options, with specific reference to cluster, planned unit development, flexible zoning, special zoning districts, etc. Case examples are given.

115 UXBRIDGE

Preserving Open Space In Rural
and Suburban Communities.
Monograph Series #2
Author: Robert D. Yaro, Director
Center for Rural Massachusetts
University of Massachusetts at Amherst
May 6, 1987

Monograph discusses options for preserving open space and promoting land conservation in suburban and rural communities throughout Massachusetts. Specific examples include: Fee-Simple Acquisition, Less-Than-Fee Acquisition, Agricultural Preservation Restrictions, Tax incentives, Conservation Land Trusts, Land Banking, Zoning Techniques, etc.

105 UXBRIDGE

Uxbridge et al. Strategic Planning Report
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr, & Assoc.
September 1, 1986

Examination of flexible development, major residential development article, with discussion on development timing, multi-family residential development guidelines, bonus incentives for open space, affordable housing, and agricultural protection. Option for critical resource protection reviewed.

AQUIFER PROTECTION

71 DEERFIELD

Proposals for Balanced Growth: Deerfield,
Leverett and Sunderland
Author: Robert Yaro dba Center for
Rural Mass and
Phillip Herr & Assoc.
April 1, 1986

Separate reports for each town includes draft regulatory proposals
such as flexible development, agricultural preservation, and special
resource districts site plan review, timing controls, and subdivision
regulation amendments.

89 LEOMINSTER

Leominster Strategic Planning Report
Author: LandUse, Inc.
September 1, 1986

Discussion of zoning alternatives including schedule development ordinance
water supply protection district, cluster development, site plan
review, and mixed use overlay district.

105 UXBRIDGE

Uxbridge et al. Strategic Planning Report
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr, & Assoc.
September 1, 1986

Examination of flexible development, major residential development article,
with discussion on development timing, multi-family residential development
guidelines, bonus incentives for open space, affordable housing, and
agricultural protection. Option for critical resource protection reviewed.

109 WHATELY

Strategic Planning Final Report with
Preliminary Growth Management Plan
Author: Franklin County Planning
Commission
April 1, 1987

Proposed zoning amendments including cluster provision, site plan review,
zoning districts, aquifer protection district, and special permit criteria.

115 UXBRIDGE

Preserving Open Space In Rural
and Suburban Communities.
Monograph Series #2
Author: Robert D. Yaro, Director
Center for Rural Massachusetts
University of Massachusetts at Amherst
May 6, 1987

Monograph discusses options for preserving open space and promoting land conservation in suburban and rural communities throughout Massachusetts. Specific examples include: Fee-Simple Acquisition, Less-Than-Fee Acquisition, Agricultural Preservation Restrictions, Tax incentives, Conservation Land Trusts, Land Banking, Zoning Techniques, etc.

105 UXBRIDGE

Uxbridge et al. Strategic Planning Report
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr, & Assoc.
September 1, 1986

Examination of flexible development, major residential development article, with discussion on development timing, multi-family residential development guidelines, bonus incentives for open space, affordable housing, and agricultural protection. Option for critical resource protection reviewed.

FOREST PRESERVATION

105 UXBRIDGE

Uxbridge et al. Strategic Planning Report
Author: Robert Yaro dba Center for
Rural Mass. with
Phillip Herr, & Assoc.
September 1, 1986

Examination of flexible development, major residential development article, with discussion on development timing, multi-family residential development guidelines, bonus incentives for open space, affordable housing, and agricultural protection. Option for critical resource protection reviewed.

ECONOMIC DEVELOPMENT

- 57 AYER
Developing Local Districts for Business, Light and Heavy Industries in Ayer
Author: Montachusett Regional Planning Commission
September 1, 1986
Description of district delineation and economic development implications and policy objectives in Ayer.
- 119 COLRAIN
Strategic Planning Project Final Report for Colrain, Shelburne, and Charlemont
Author: LandUse, Inc.
December 15, 1987
Report is a compilation of studies for three communities, including housing needs analysis, growth management analysis, recommended zoning bylaw amendments, primer discussion on rural downtown revitalization, local traffic survey, and draft of a Charlemont Village Master Plan.
- 74 DENNIS
Strategic Planning Final Report: "Dennis and Yarmouth Affordable Housing Study."
Author: Stockard and Engler
May 1, 1987
Summary of Affordable Housing problems and impact on local economy, development options and final recommendations for action.
- 79 GREENFIELD
Economic Development Trends Affecting Greenfield and Montague
Author: Cope Associates
April 15, 1987
Includes analysis of income, housing, population, and employment data for the two towns with comparison of regional data; produced for four day workshops packet also includes copies of zoning bylaw proposals under consideration in nearby communities.
- 86 LEOMINSTER
Growth Management Plan for Leominster
Author: LandUse, Inc.
July 1, 1987
Comprehensive examination of growth management options and policies for the City, including economic base analysis, housing needs assessment, and municipal services projections.
- 95 NORTHAMPTON
Strategic Planning Workshop Materials - Choice or Chance: Decisions Affecting the Future of Northampton
Author: Lozano, White & Associates with Fay, Spafford & Thorndike, Inc.
March 1, 1987
Agendas and accompanying materials for workshop on Strategic Planning.

COMMERCIAL

- 57 AYER Developing Local Districts for Business, Light and Heavy Industries in Ayer
Author: Montachusett Regional Planning Commission
September 1, 1986

Description of district delineation and economic development implications and policy objectives in Ayer.
- 64 BROOKLINE Lodging Houses in Brookline: Opportunities and Strategies for Preservation
Author: Emily Achtenberg
November 1, 1986

Lodging House inventory, town policies and proposed strategies and recommendations.
- 119 COLRAIN Strategic Planning Project Final Report
for Colrain, Shelburne, and Charlemont
Author: LandUse, Inc.
December 15, 1987

Report is a compilation of studies for three communities, including housing needs analysis, growth management analysis, recommended zoning bylaw amendments, primer discussion on rural downtown revitalization, local traffic survey, and draft of a Charlemont Village Master Plan.
- 14 GROTON Strategic Planning Final Report:
Town of Groton
Author: Connery Associates with Laurel E. Rafferty and Rolf Goetze, Ph.D
February 25, 1988

Report offers summary of housing needs and supply data, with a discussion of local trends affecting housing needs in Groton. Report offers statement of Groton's Affordable Housing Challenges and Opportunities. Report includes a detailed planning process. Chapter on strategic planning for Village Center in Groton, including mention of growth effects on local character, open space, residential and commercial development and zoning, comparison of impacts, transportation, etc. Report concludes with a comprehensive Affordable Housing Plan.
- 86 LEOMINSTER Growth Management Plan for Leominster
Author: LandUse, Inc.
July 1, 1987

Comprehensive examination of growth management options and policies for the City, including economic base analysis, housing needs assessment, and municipal services projections.

INDUSTRIAL

57 AYER

Developing Local Districts for Business, Light and
Heavy Industries in Ayer
Author: Montachusett Regional
Planning Commission
September 1, 1986

Description of district delineation and economic development
implications and policy objectives in Ayer.

86 LEOMINSTER

Growth Management Plan for Leominster
Author: LandUse, Inc.
July 1, 1987

Comprehensive examination of growth management options and policies
City, including economic base analysis, housing needs assessment,
municipal services projections.

TRANSPORTATION

14 GROTON

Strategic Planning Final Report:
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Laurel E. Rafferty and
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96 NORTHAMPTON

Traffic Evaluation of Northampton Roadways
Author: Lozano, White & Associates
with Fay, Spafford &
Thorndike, Inc.
March 1, 1987

Comprehensive examination of traffic impacts and roadway usage alternatives

REGIONAL POLICY

93 NATICK

Guidelines for Development of Regional
Impacts Review Process
Author: Metropolitan Area Planning
Commission
June 1, 1986

Conceptual outline of regional impact review process for
development proposals within Metrowest.

95 NORTHAMPTON

Strategic Planning Workshop Materials -
Choice or Chance: Decisions Affecting
the Future of Northampton
Author: Lozano, White & Associates
with Fay, Spafford &
Thorndike, Inc.
March 1, 1987

Agendas and accompanying materials for workshop on Strategic Planning.

